

CODE LINK

STATE OF OREGON • BUILDING CODES DIVISION

MARCH/APRIL 2001

Compliance pilot with county begins



The Building Codes Division and the Washington County Building Services Office have launched a pilot project aimed at helping enforce contractor compliance with license, permit, and inspection requirements on construction projects. The program will continue until the end of June.

Building contractors, plumbers, and electricians must be licensed to work in Oregon, and most of the work they do must be permitted and inspected either by the state or by the local building department in the jurisdiction in which they are working. Both the state and the 130 cities and counties that administer building services have programs to ensure that contractors and tradespeople meet these requirements. Local building authorities, however, normally do not have access to the full range of enforcement powers available to the state. As a consequence, it can be difficult to maintain a consistent, effective compliance program statewide.

An intergovernmental agreement signed by the division and Washington County gives the county's building official access to the

OSSC errata	3
Law changes on hazardous substance reporting	3
Habitat for Humanity supports Home Fire Sprinkler Coalition	4
Code Review Committee meets	4
Board appointment	5
Earthquake safety	5
Administrative rules filed recently	6
Award goes to Central Oregon building official	6
New resource available	7
Interpretive rulings signed	7
2001 board vacancies	8
Amusement ride program explained as season begins	9
2001 stakeholder meetings	10
Code Forum 2001 scheduled	10
Board meeting dates	11
Reminder: You can download a list of active licenses	12

Please see "Compliance pilot" Page 2

Compliance pilot, continued



same range of options available to the division administrator. In effect, the local building official is authorized to act on behalf of the administrator, the Electrical and Elevator Board, and the Plumbing Board to obtain compliance or sanction contractors or tradespeople who perform unlicensed work or fail to obtain required permits and inspections.

Washington County will use the agreement to implement a system of progressive sanctions for repeat offenders in the boiler, electrical, and plumbing programs — similar to the state's system — with penalties of up to \$5,000 per violation. Local building inspectors have the authority to investigate violations, enforce compliance, and serve notice of proposed civil penalties. The state, in turn, will take into account repeat violations of local compliance ordinances when it initiates action to revoke or suspend an individual's or contractor's license.

The agreement will also test the effectiveness of having the county provide random license and permit checks for electrical, plumbing, structural, mechanical, and manufactured home installations. This will be in addition to the compliance activities county building inspectors pursue as part of their regular inspection duties.

The county will provide BCD with monthly reports on activity undertaken as part of this pilot project, as well as copies of citations and corrective action notices so that the division can take further measures if necessary. The division will provide hearings and investigative services, training to county staff on compliance procedures, a monthly report on compliance cases handled on the county's behalf, and other support.

In Central Oregon, a more limited pilot project is extending state authority to building inspectors for the City of Bend, allowing them to conduct unannounced inspections on construction sites in addition to the visits scheduled as part of their normal duties. These unannounced inspections will seek to verify compliance with license, permit, and inspection requirements throughout the region. The local inspectors will issue notices of proposed civil penalties and corrective action notices where violations are found, and report monthly to BCD.

Contractors and the general public are also able to report potential violations under these pilot programs. The local jurisdictions will investigate complaints, determine whether there is a compliance problem, and take appropriate action. They will report their findings to the division.

"A thorough, fair, and uniform compliance program is a key component of our ability to promote consistently high standards throughout the construction and building trades industries in Oregon," said Joe Brewer, BCD administrator. "I'm very encouraged to see these pilot programs moving forward. They represent an excellent opportunity to combine the state's authority with local resources to make both levels of government effort more effective." ■

Law changes on hazardous substance reporting



On December 31, 2000, a change in Oregon's *Community Right to Know Protection Act* went into effect, requiring businesses and governmental facilities that possess reportable quantities of hazardous substances to notify the Office of State Fire Marshal. Previously these facilities had to report only when OSFM notified them they were required to report.

A hazardous substance as it applies to this reporting requirement is any substance for which the manufacturer is required to develop a material safety data sheet. If at any given time a facility has a hazardous substance present in one of the quantities listed, it is to notify the OSFM:

Any substance for which an MSDS is required:

Liquids - 50 gallons or more

Solids - 500 pounds or more

Liquefied or compressed gases - 200 cubic feet or more

Poisons or explosives:

Liquids - 5 gallons or more

Solids - 10 pounds or more

Liquefied or compressed gases - 20 cubic feet or more

Any quantity of a non-sealed source of radioactive material

The change in the act occurred with the passage of House Bill 2431 during the 1999 legislative session (ORS 453.307). The intent of the bill is to improve public access to information regarding hazardous substances that are used, stored, manufactured, and disposed of throughout the state. In 1985, when the Oregon legislature passed the original community-right-to-know legislation, the OSFM was given the responsibility to collect and distribute hazardous-substance information.

The reason for the legislation is to provide emergency planners, emergency responders, and the public with information about hazardous substances that are present within our communities. The OSFM will continue to find facilities that are required to report.

Facilities already reporting under the hazardous substance information system are not affected by the change.

Those with questions about hazardous-substance reporting requirements may call the Office of State Fire Marshal **Hazardous Substance Information Hotline, (503) 378-6835.** ■

OSSC errata



Following printing of the Oregon Structural Specialty Code amendments that were effective October 1, 2000, these errors were found:

- 1) Instruction sheet for replacing OSSC pages. The line that says "1-53 through 1-59" should read "1-53 through 1-54" and "1-57 through 1-59." Pages 1-55 and 1-56 are not amended.
- 2) Section 103 - Delete reference to adoption of Appendix Chapter 29.
- 3) Page 1-34.4, Table 3-B - Line I, Column S-2 should be changed to 2.
- 4) Pages 1-134.11 and 1-134.12 - Section 1109.7.1 reference to Section 1007 should be to Section 1003.3.4. Section 1109.8.1 reference to Section 1006 should be to Section 1003.3. Section 1109.9 reference to Section 1004 should be to Section 1003.3.1. ■

Habitat for Humanity supports Home Fire Sprinkler Coalition



To protect the lives and property of the families who move into their homes, Habitat for Humanity International announced that it supports the installation of residential fire sprinkler systems. In a letter to Habitat affiliates, Nevil Eastwood, Habitat for Humanity's director of construction and environmental resources, urged affiliates to consider installing sprinkler systems in the homes they build.

The Home Fire Sprinkler Coalition (HFSC) has agreed to work with state Habitat affiliates and their local resources to supply the material, labor, and technical support necessary to install residential fire sprinkler systems in Habitat for Humanity homes.

According to Gary Keith, HFSC chairman, "Statistics show that low-income households are at the greatest risk of fire death, many times that of the rest of the general popula-

tion. As just one example, a study of cities of 250,000 or more population found that cities with at least 25 percent of the population living below the poverty line had a median fire death rate per 100,000 population seven times the rate for cities with no more than 10 percent of population living below the poverty line."

"This is an exciting opportunity for the Habitat affiliates," said Eastwood. "People in general are just starting to learn that fire sprinklers are an option, especially when building a new home. In some areas, the Habitat homes will be the first in the community to include these life-saving systems. It will be a great opportunity to work closely with the local fire department and be a part of educating the community," Eastwood said.

For more information, visit the HFSC Web site: www.homefiresprinkler.org ■

Code Review Committee meets



The first meeting of the Code Review Committee was held in late January. The group, consisting of representatives from the disabled community, fire authorities, the building industry, the division's code-change committees, building officials, mechanical officials, architects, engineers, and the general public, will perform a thorough review of the International Code Council codes to identify areas of conflict between the build-

ing and fire code. When available, the committee will review the comparable National Fire Protection Association codes. When the process is completed, a recommendation on code adoptions will be presented to the Building Codes Structures Board and the division administrator. It is anticipated the review will take a minimum of two years. ■

Earthquake safety

By Patrick Lewis



Question

What could be more devastating than a severe earthquake in your community?

Answer

Not being prepared for it!

A community that isn't prepared will most likely have the greatest number of deaths, damage, and disruptions. I don't mean that just the local emergency-management departments should be prepared. I'm speaking of every citizen, business, school, and employee in the community being prepared for the next "shaker."

Enforcement of the state's building and fire codes certainly help limit earthquake damage, but it cannot prevent all the damage. A lot of earthquake damage is caused by what is placed in a structure after it is built, like furniture, fixtures, materials, and art. Can you imagine being in a library that doesn't have the bookshelves secured during an earthquake and watching the domino effect as one row of bookshelves after another tips over, dumping its contents? Or, how about standing in City Hall next to a ten-foot-high, two-ton bronze sculpture that isn't secured? Hazards like these probably exist in every

community in public buildings and in our homes. They are disasters waiting to happen.

This is where the community comes in. Everyone from the librarian to the homeowner needs to be aware of how to eliminate hazards in their homes, schools, and workplaces. However, without experience surviving an earthquake, most of us would have a hard time recognizing all the hazards. Fortunately, there is help. One of the best sources of information on this subject is the Institute for Business and Home Safety (IBHS).

IBHS has several publications about preparing for different kinds of disasters. I recommend "Is Your Home Protected from Earthquake Disaster? — A Homeowner's Guide to Earthquake Retrofit" and "Open for Business — A Disaster Planning Toolkit for the Small Business Owner." These two publications tell you how to prepare for an impending earthquake and what to do during and after an earthquake. Both are available on the IBHS Web site, www.ibhs.com, which lists a number of other publications designed for communities. The information can be downloaded at no cost. I encourage municipalities to make this Web site information available to the businesses, public agencies, schools, and residents in their community. ■

Board appointment



Robert W. Cowling has been appointed to the Board of Boiler Rules for a four-year term beginning March 1. He will occupy the mechanical engineer position on the board. He is chief engineer for Industrial Alloy Fabricators in Forest Grove. Cowling has a bachelor's degree in mechanical engineer-

ing and has experience in engineering management, heat exchange and pressure vessel design, project management, standards creation, and finite element analysis. His background includes working for several years as a boilermaker in the shipyards on Swan Island. ■

Administrative rules filed recently



The following rules were filed in December 2000:

918-008-0100 increased civil penalties for violations of structural, mechanical, and dwelling code requirements. **918-785-0030** and **918-225-0760** increased civil penalties for violations of the plumbing code and the boiler and pressure vessel safety law, implementing 1999 House Bill 3580, which allows a maximum \$5,000 civil penalty in these programs. Rules were effective January 1.

918-050 – various Tri-County rules adopted a method to appeal a denied certification application, amended fee methodology for manufactured-home siting permits, and amended the minor label program to allow use for commercial construction. These rules were effective January 1.

918-098 – rules implemented 1999 Senate Bill 785, establishing provisions for determining experience equivalents for inspector certification. Effective January 1.

918-100 – rules implemented 1999 SB 914 providing for a structural or mechanical master permit program. Effective January 1.

918-225 – boiler rules effective January 1 implement 1999 HB 2819, 2822 and 2824 and amend various rules following a three-year rule review. Rules implementing HB 3383 prescribing requirements for welding and brazing pressure piping exceeding two inches NPS will be effective July 1.

918-305-0700 – amends penalty guidelines for violations of electrified fixed guideway railway systems to be consistent with other electrical civil penalty rules.

918-525 and **918-530** – rules dealing with accessory structures for recreational vehicles, were effective December 19, 2000, replacing similar temporary rules.

These have been included in the division's rule compilation on the secretary of state's Web site. Questions may be referred to Louann Rahmig, rules coordinator, (503) 373-7438. ■

Award goes to Central Oregon building official



It was announced at the Oregon Building Official's meeting on February 2, 2001, that Dennis Perkins, Deschutes County Building Official, was selected as the Associate Member of the Year for 2000 by the Central Oregon Builders Association (COBA). Dennis has served five years on the local COBA board and the past two years on the state Oregon Building Industry Association Board. In talking with Dennis, he indicated his participation started as an invitation to come and

provide information to local contractors concerning building codes. He has continued to participate through the years and found that it has helped to keep the lines of communication open and improve work relationships between contractors and the local building department. He indicated that he has not seen many building officials participate in OBIA meetings and encourages others to get involved. Congratulations Dennis! ■

Interpretive rulings signed



The following rulings were signed by the Building Codes Structures Board chairman and the Building Codes Division administrator in January. Both rulings deal with alternate methods of designing shear walls.

- **00-17** Use of Perforated Shear Wall as an Alternate Method of Design for One- and Two-Family Dwellings
- **00-18** Use of NEHRP 2000, Proposal 7-17R (Perforated Shear Wall Method) as an Alternate Method of Design of Shear Walls

The method approved in 00-17 is limited to one- and two-family dwellings. The perforated shear wall alternative varies from the traditional segmented shear-wall approach. Instead of relying on segmented panels (with or without bottom-restraint devices), the perforated-shear-wall requires only that a fully-sheathed wall line with perforations for openings (windows) be restrained at each end with a hold-down device, or adequate corner bracing in lower capacity shear walls.

To determine the perforated shear wall capacity, all that is needed is the unit shear value for the shear-wall construction, the area of wall openings, the length of the full-height wall segments, and the overall length of the wall using the equations included in the published alternate method.

00-18 allows for use of NEHRP 2000 Proposal 7-17R containing shear-wall design methodology. Conventional accepted methods include providing hold-downs to resist overturning at each end of each pier and strapping around openings to create spandrel beams. Under the alternate design method, resistance to overturning is provided only at the extreme ends of the entire perforated shear wall, and the shear-wall capacity is reduced to account for the resulting increase in wall flexibility.

The rulings have been posted to the division's Web site, www.cbs.state.or.us/bcd and copies were mailed to building officials. ■

New resource available



The Oregon Department of Land Conservation and Development is pleased to announce the availability of a new resource to help local governments address natural hazards in their communities. "*Planning for Natural Hazards: Oregon Technical Resource Guide*" is designed to help local governments strengthen the natural hazard element of their comprehensive land use plans.

The guide provides information on identifying, planning for and implementing programs to address floods, landslides, wild-fire, seismic, and coastal hazards. It includes background on federal and state programs and laws relating to natural hazards. It is

designed to be useful for city clerks, planners, building officials, emergency managers, planning commissioners, elected officials and community residents. The guide describes both regulatory and nonregulatory programs to help communities minimize the impact of natural hazards.

Copies of the document are being distributed to city and county planning departments. Interactive CD ROMs are available from Ann Beier, natural hazards planner, (503) 373-0050, extension 255, or by e-mail ann.beier@state.or.us. The guides may also be found on the DLCD Web site www.lcd.state.or.us/hazhtml/guidehome/htm. ■

2001 board vacancies



Listed below are vacancies on the Building Codes Division boards. All positions are four-year terms. The director appoints the Manufactured Structures and Parks Advisory Board members; the governor appoints all others. Anyone interested in one of the positions may obtain an application form from the division or the governor's office. ■

■ **Board of Boiler Rules** (both expire November 1)

Owner/user nuclear vessels

Owner/user high pressure boiler

■ **Building Codes Structures Board**

Engineer - 6/30/01

Building official - 6/30/01

Environmental group representative - 6/30/01

Homebuilder - 6/30/00

Prefabricated structures - 8/28/00

■ **Electrical and Elevator Board**

Power and light industry - 6/30/01

Electrical equipment supplier - 6/30/01

Journeyman electrician - 6/30/01

Electrical contractor - 6/30/01

Public member - 6/30/00

■ **Manufactured Structures and Parks Advisory Board**

Local government building official - 6/30/00

■ **Plumbing Board**

Journeyman plumber - 6/30/01

Building official or plumbing equipment supplier - 11/30/01

■ **Tri-County Building Industry Service Board**

Elected county official - 6/30/01

Building owner/manager - 6/30/01

Electrical contractor - 6/30/01

City building official - 6/30/01

Amusement ride program explained as season begins



One of Oregon's little-known but very important safety programs is the amusement ride program. The division issues annual operating permits, follows up on compliance issues, and maintains files on permitted rides and amusement ride companies.

Although few rides operate year-round, March generally marks the beginning of the ride season, when companies bring their rides out of winter quarters to operate at malls, fairs, and festivals. The following questions are frequently asked:

Question

Is this company or ride required to have a permit?

Answer

Any ride or device as defined in ORS 460.310 is required to have a permit, including the following:

- structures, electrical, or mechanical contrivances, or combination thereof, intended to supply revenue to the owner or operator of the device by providing or offering to provide amusement, pleasures, thrills, or excitement at carnivals, fairs, or amusement parks.
- vehicles, bats, or other mechanical devices (except water slides) moving upon or within a flow perimeter or structure, along cables, rails or ground, through the air by centrifugal force or otherwise, or across water, that is used to convey one or more individuals for amusement, entertainment, diversion, or recreation.

Question

What are the requirements to obtain a permit?

Answer

Owners and operators of amusement rides and devices operating in Oregon are required to provide the division with certificates of insurance covering their rides. Each ride must have a safety inspection by an inspector authorized by the insurance carrier, who also meets the standards established in OAR 918-200-0095. Each company must submit to BCD a permit application with the inspection report and a \$25 permit fee for each ride.

Question

How do I know if a ride has a permit?

Answer

OAR 918-200-0025 requires the permit to be posted in an accessible and visible location on each ride. The permits are 5" x 5" metal tags and are issued in a different color each year. Jurisdictions are reminded that amusement ride operators cannot legally operate rides until valid permits are issued and posted on the rides. Owners should begin the permit process well in advance of planned operation.

Call (503) 378-4133 with questions about Oregon's amusement ride program. ■

2001 stakeholder meetings



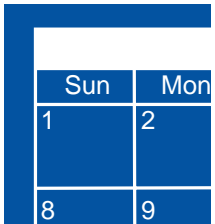
Stakeholder meetings are open forum meetings to discuss questions or concerns related to building code programs.

Joe Brewer, administrator, and Etta Foote and Jim Hanson, field operations managers, will be in your area to discuss your issues. Possible topics of discussion include levels of service, customer service, code adoption process, and new legislation.

Following is the tentative schedule for the remainder of 2001. Each area will be notified of specific dates, times, and locations through mailings and public notices in local newspapers. Everyone is encouraged to attend.

- March - Clatsop County
- April - Lake and Curry counties
- May - Wasco County
- June - Grant and Morrow counties
- July - TBA
- August - Coos and Lane counties
- September - Douglas County
- October - Wallowa and Umatilla counties
- November - Jefferson and Crook counties
- December - TBA

Code Forum 2001 scheduled



The division's Code Forum 2001 will be 1-5 p.m., Wednesday, April 25, in Salem, at a site to be decided. This annual meeting gives all inspectors an opportunity to meet with chief inspectors and other technical advisors to ask code-related questions, receive clarification on inspection issues, and share common problems and experiences in the field.

We ask that you register by March 30 as there will be seating limitations. Use the form below.

YES, enroll me in Code Forum 2001. I understand that I will receive confirmation approximately two weeks prior to the meeting, along with meeting location and map.

Participant name: _____

Jurisdiction: _____

Attending Code Forum for: _____ discipline
(structural, mechanical, plans examiner, plumbing, or electrical)

Question(s) for chief inspector or code specialist: _____

Return completed form to Stephanie Keys, PO Box 14470, Salem OR 97309
or fax to (503) 378-8983.

For more information, call (800) 442-7457 or (503) 378-3278

Board meeting dates

Sun	Mon
1	2
8	9

ELECTRICAL & ELEVATOR BOARD

Meets at 9:30 a.m. on the fourth Thursday of each month:

- March 22
- April 26

BUILDING CODES STRUCTURES BOARD

Meets at 9:00 a.m. on the first Wednesday of each month:

- March 7
- April 4

MANUFACTURED STRUCTURES & PARKS ADVISORY BOARD

Meets at 9:30 a.m. on the second Thursday of each quarter:

- April 12

MEETINGS ARE HELD IN THE SALEM BCD CONFERENCE ROOM AT 1535 EDGEWATER ST. NW EXCEPT THE TRI-COUNTY BOARD

STATE PLUMBING BOARD

Meets at 9:00 a.m. on the third Friday of every other month:

- April 20

BOARD OF BOILER RULES

Meets at 9:30 a.m. on the first Tuesday of each quarter:

- March 6
- June 5

MEETINGS ARE HELD IN THE SALEM BCD CONFERENCE ROOM AT 1535 EDGEWATER ST. NW EXCEPT THE TRI-COUNTY BOARD

TRI-COUNTY BUILDING INDUSTRY SERVICE BOARD

Meets at 9:30 a.m. on the second Wednesday of each month:

- March 14
- April 11

THE TRI-COUNTY BOARD MEETS AT 123 NE 3RD AVE. PORTLAND

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A new link on the BCD license Web search page has a downloadable file containing all active licenses. The file can be downloaded and printed, saving you time.

Questions may be referred to Mirjana Prather, (503) 373-7278. ■

**INTERNATIONAL
BUILDING SAFETY
WEEK
APRIL 8 - 14, 2001**

440-2666 (3/01/COM)



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